



# Certificate of Occupancy



## CITY OF PORTLAND, MAINE

Department of Planning and Urban Development  
Building Inspections Division

Location: 142 Sheridan St

CBL: 013-J-002-001

Issued to: Sadie Bliss & Laughlin Chanler

Date Issued: November 1, 2011

**This is to certify** that the building, premises, or part thereof, at the above location, built-altered-changed as to use under Building Permit No. 2011-03-676-ALTR, has had a final inspection, has been found to conform substantially to the requirements of the Building Code and the Land Use Code of the City of Portland, and is hereby approved for occupancy or use, limited or otherwise, as indicated below.

PORTION OF BUILDING OR PREMISES

Entire

APPROVED OCCUPANCY

Two Family  
Use Group R-3  
Type 5B  
IRC-2009

Limiting Conditions: This is a use permit ONLY it does not certify building code compliance.

Approved:

11-1-11

(Date) Inspector

Inspector's Division Director

Notice: This certificate identifies the legal use of the building or premises, and ought to be transferred from owner to owner upon the sale of the property.

DISPLAY THIS CARD ON PRINCIPAL FRONTAGE OF WORK



# CITY OF PORTLAND BUILDING PERMIT

This is to certify that YANA & FERRALLY-LOURDE

Located At 142 SHERIDAN

Job ID: 2011-03-676-ALTR

CBL: 013 - - J - 002 - 001 - - - - -

has permission to Demo and reframe basement apartment

provided that the person or persons, firm or corporation accepting this permit shall comply with all of the provisions of the Statues of Maine and of the Ordinances of the City of Portland regulating the construction, maintenance and use of the buildings and structures, and of the application on file in the department.

Notification of inspection and written permission procured before this building or part thereof is lathed or otherwise closed-in. 48 HOUR NOTICE IS REQUIRED.

A final inspection must be completed by owner before this building or part thereof is occupied. If a certificate of occupancy is required, it must be

Fire Prevention Officer

Code Enforcement Officer / Plan Reviewer

THIS CARD MUST BE POSTED ON THE STREET SIDE OF THE PROPERTY.

PENALTY FOR REMOVING THIS CAR

## BUILDING PERMIT INSPECTION PROCEDURES

Please call 874-8703 or 874-8693 (ONLY)

or email: [buildinginspections@portlandmaine.gov](mailto:buildinginspections@portlandmaine.gov)

With the issuance of this permit, the owner, builder or their designee is required to provide adequate notice to the city of Portland Inspections Services for the following inspections. Appointments must be requested 48 to 72 hours in advance of the required inspection. The inspection date will need to be confirmed by this office.

- **Please read the conditions of approval that is attached to this permit!! Contact this office if you have any questions.**
- **Permits expire in 6 months. If the project is not started or ceases for 6 months.**
- **If the inspection requirements are not followed as stated below additional fees may be incurred due to the issuance of a "Stop Work Order" and subsequent release to continue.**

### 1. Pre-Construction Meeting

The project cannot move to the next phase prior to the required inspection and approval to continue, REGARDLESS OF THE NOTICE OF CIRCUMSTANCES.

IF THE PERMIT REQUIRES A CERTIFICATE OF OCCUPANCY, IT MUST BE PAID FOR AND ISSUED TO THE OWNER OR DESIGNEE BEFORE THE SPACE MAY BE OCCUPIED.



# PORTLAND MAINE

*Strengthening a Remarkable City, Building a Community for Life • [www.portlandmaine.gov](http://www.portlandmaine.gov)*

Director of Planning and Urban Development  
Penny St. Louis

Job ID: 2011-03-676-ALTR

Located At: 142 SHERIDAN

CBL: 013 - - J - 002 - 001 - - - -

## **Conditions of Approval:**

### **Zoning**

1. This permit is being approved on the basis of plans submitted. Any deviations shall require a separate approval before starting that work.
2. This property shall remain a two family dwelling. Any change of use shall require a separate permit application for review and approval. This is NOT an approval for an additional dwelling unit. You SHALL NOT add any additional kitchen equipment including, but not limited to items such as stoves, microwaves, refrigerators, or kitchen sinks, etc. without special approvals.

### **Fire**

All construction shall comply with City Code Chapter 10.

A sprinkler system shall be installed.

A separate Suppression System Permit is required.

All smoke detectors and smoke alarms shall be photoelectric.

Hardwired Carbon Monoxide alarms with battery back up are required on each floor.

1. Application approval based upon information provided by applicant. Any deviation from approved plans requires separate review and approval prior to work.
2. Those building a new single family dwelling shall install a CO detector in each area within or giving access to bedrooms. That detection must be powered by the electrical service in the building and battery.
  1. Hardwired interconnected battery backup smoke detectors shall be installed in all bedrooms, protecting the bedrooms, and on every level.
  2. All penetrations between dwelling units and dwelling units and common areas shall be protected with approved firestop materials, and recessed lighting/vent fixtures shall not reduce the (1 hour) required rating per Sec. 712 of IBC and R317.3.1.2 of the IRC. All floors and walls that separate dwelling units or dwelling units and common areas are required to meet a 1 hour fire rated assembly and sound transmission rating of 45 STC.
  3. Separate permits are required for any electrical, plumbing, sprinkler, fire alarm HVAC systems, heating appliances, including pellet/wood stoves, commercial hood exhaust

systems and fuel tanks. Separate plans may need to be submitted for approval as a part of this process.

4. Separate permits are required for any electrical, plumbing, sprinkler, fire alarm HVAC systems, heating appliances, commercial hood exhaust systems and fuel tanks. Separate plans may need to be submitted for approval as a part of this process

**City of Portland, Maine - Building or Use Permit Application**

389 Congress Street, 04101 Tel: (207) 874-8703, FAX: (207) 8716

**PERMIT ISSUED**

APR 26 2011

Job No: 2011-03-676-ALTR	Date Applied: 3/25/2011	CBL: 013 - - J - 002 - 001 - - - - -	
Location of Construction: 142 SHERIDAN ST.	Owner Name: Sadie Bliss & Laughlin Chanler	Owner Address: 142 SHERIDAN ST PORTLAND, ME 04101	City of Portland Phone: 807-2820
Business Name:	Contractor Name: Troy Rainsford,	Contractor Address: 18 Pleasant Ave., SCARBOROUGH ME 04074	Phone: (207) 329-1599
Lessee/Buyer's Name:	Phone:	Permit Type: BLDG - Building	Zone: R-6
Past Use: Two family	Proposed Use: Two family – demo existing apartment in basement & reframe area for two bedroom apartment	Cost of Work: 39000.00	CEO District:
		Fire Dept: <input checked="" type="checkbox"/> Approved <input type="checkbox"/> Denied <input type="checkbox"/> N/A	Inspection: Use Group: 12-2 Type: SB 2003
		Signature: <i>Bjorn</i> (58)	Signature: <i>[Signature]</i>
Proposed Project Description: 142 Sheridan		Pedestrian Activities District (P.A.D.)	

Permit Taken By:	<b>Zoning Approval</b>		
1. This permit application does not preclude the Applicant(s) from meeting applicable State and Federal Rules. 2. Building Permits do not include plumbing, septic or electrical work. 3. Building permits are void if work is not started within six (6) months of the date of issuance. False informatin may invalidate a building permit and stop all work.	<b>Special Zone or Reviews</b> <input type="checkbox"/> Shoreland <input type="checkbox"/> Wetlands <input type="checkbox"/> Flood Zone <input type="checkbox"/> Subdivision <input type="checkbox"/> Site Plan <input type="checkbox"/> Maj <input type="checkbox"/> Min <input type="checkbox"/> MM Date: OK w/cond. hair 3/30/11 <i>ABN</i>	<b>Zoning Appeal</b> <input type="checkbox"/> Variance <input type="checkbox"/> Miscellaneous <input type="checkbox"/> Conditional Use <input type="checkbox"/> Interpretation <input type="checkbox"/> Approved <input type="checkbox"/> Denied Date:	<b>Historic Preservation</b> <input checked="" type="checkbox"/> Not in Dist or Landmark <input type="checkbox"/> Does not Require Review <input type="checkbox"/> Requires Review <input type="checkbox"/> Approved <input type="checkbox"/> Approved w/Conditions <input type="checkbox"/> Denied Date: <i>ABN</i>
	<b>CERTIFICATION</b>		

I hereby certify that I am the owner of record of the named property, or that the proposed work is authorized by the owner of record and that I have been authorized by the owner to make this application as his authorized agent and I agree to conform to all applicable laws of this jurisdiction. In addition, if a permit for work described in the application is issued, I certify that the code official's authorized representative shall have the authority to enter all areas covered by such permit at any reasonable hour to enforce the provision of the code(s) applicable to such permit.

SIGNATURE OF APPLICANT	ADDRESS	DATE	PHONE
RESPONSIBLE PERSON IN CHARGE OF WORK, TITLE		DATE	PHON

3/25/11

**Job Summary Report**  
**Job ID: 2011-03-676-ALTR**

Report generated on Mar 28, 2011 2:52:19 PM

<b>Job Type:</b>	Alterations Residential SF/Duplex	<b>Job Description:</b>	142 Sheridan	<b>Job Year:</b>	2011
<b>Building Job Status Code:</b>	Initiate Plan Review	<b>Pin Value:</b>	979	<b>Tenant Name:</b>	
<b>Job Application Date:</b>		<b>Public Building Flag:</b>	N	<b>Tenant Number:</b>	
<b>Estimated Value:</b>	39,000	<b>Square Footage:</b>			
<b>Related Parties:</b>		YANA FERRALLY-PLOURDE		<i>Property Owner</i>	
		RTR Builders - Troy Rainsford		<i>GENERAL CONTRACTOR</i>	

**Job Charges**

Fee Code Description	Charge Amount	Permit Charge Adjustment	Net Charge Amount	Payment Date	Receipt Number	Payment Amount	Payment Adjustment Amount	Net Payment Amount	Outstanding Balance
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**Location ID: 1480**

**Location Details**

Alternate Id	Parcel Number	Census Tract	GIS X	GIS Y	GIS Z	GIS Reference	Longitude	Latitude
B01520	013 J 002 001		M				-70.251493	43.666771

Location Type	Subdivision Code	Subdivision Sub Code	Related Persons	Address(es)
1				142 SHERIDAN STREET WEST

Location Use Code	Variance Code	Use Zone Code	Fire Zone Code	Inside Outside Code	District Code	General Location Code	Inspection Area Code	Jurisdiction Code
SINGLE FAMILY		NOT APPLICABLE	<i>RU</i>				DISTRICT 1	EAST END

**Structure Details**

**Structure: Duplex**

**Occupancy Type Code:**

Structure Type Code	Structure Status Type	Square Footage	Estimated Value	Address
Two Family Dwelling	0			142 SHERIDAN STREET WEST

Longitude	Latitude	GIS X	GIS Y	GIS Z	GIS Reference	User Defined Property Value
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**Permit #: 20112232**

**Permit Data**

Location Id	Structure Description	Permit Status	Permit Description	Issue Date	Reissue Date	Expiration Date
1480	Duplex	Initialized	Demo and reframe basement apartment			

**Job Summary Report**  
**Job ID: 2011-03-676-ALTR**

Report generated on Mar 28, 2011 2:52:19 PM

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**Inspection Details**

<b>Inspection Id</b>	<b>Inspection Type</b>	<b>Inspection Result Status</b>	<b>Inspection Status Date</b>	<b>Scheduled Start Timestamp</b>	<b>Result Status Date</b>	<b>Final Inspection Flag</b>
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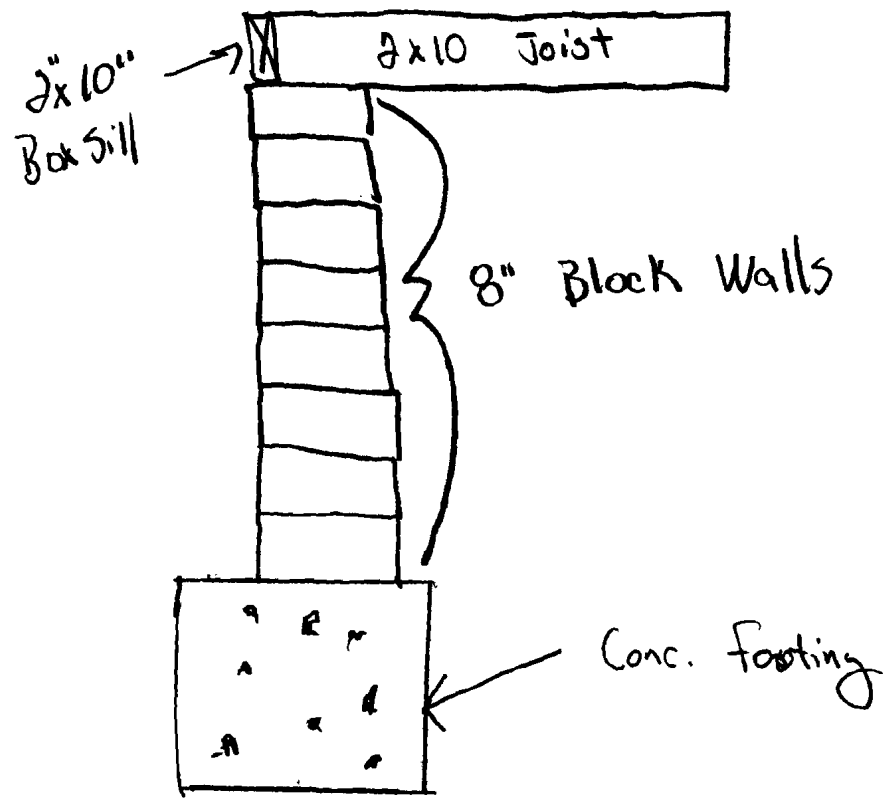
**Fees Details**

<b>Fee Code Description</b>	<b>Charge Amount</b>	<b>Permit Charge Adjustment</b>	<b>Permit Charge Adj Remark</b>	<b>Payment Date</b>	<b>Receipt Number</b>	<b>Payment Amount</b>	<b>Payment Adjustment Amount</b>	<b>Payment Adj Comment</b>
Job Valuation Fees	\$410.00							

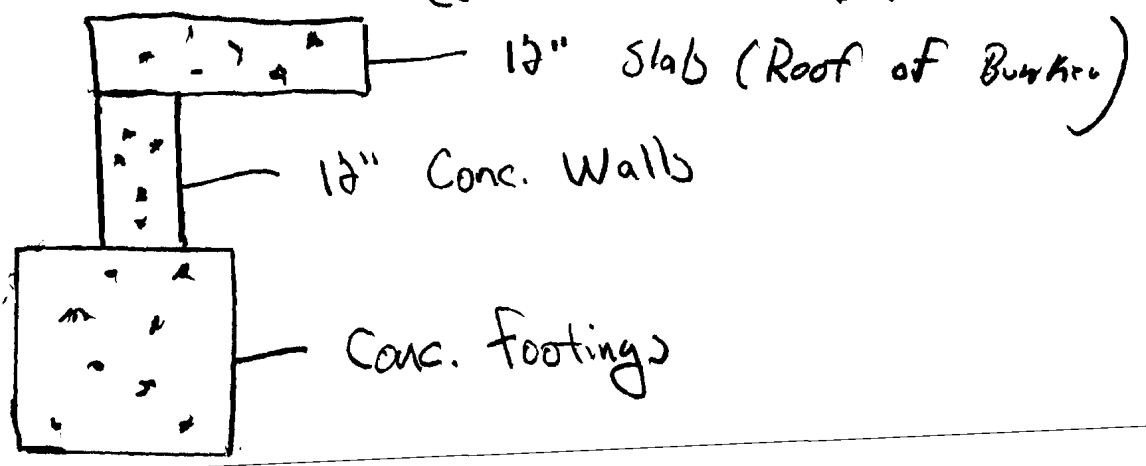




Foundation Cross House



Foundation Cross Section Bunker  
(just a cement bunker on outside of house)

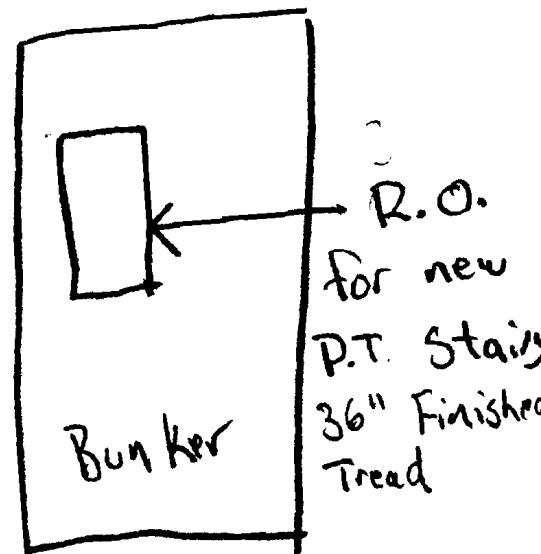


## Tread & Risers In the House

- f) Remove stairs leading from 1st Floor to Basement. Will not be building new stairs at this phase.

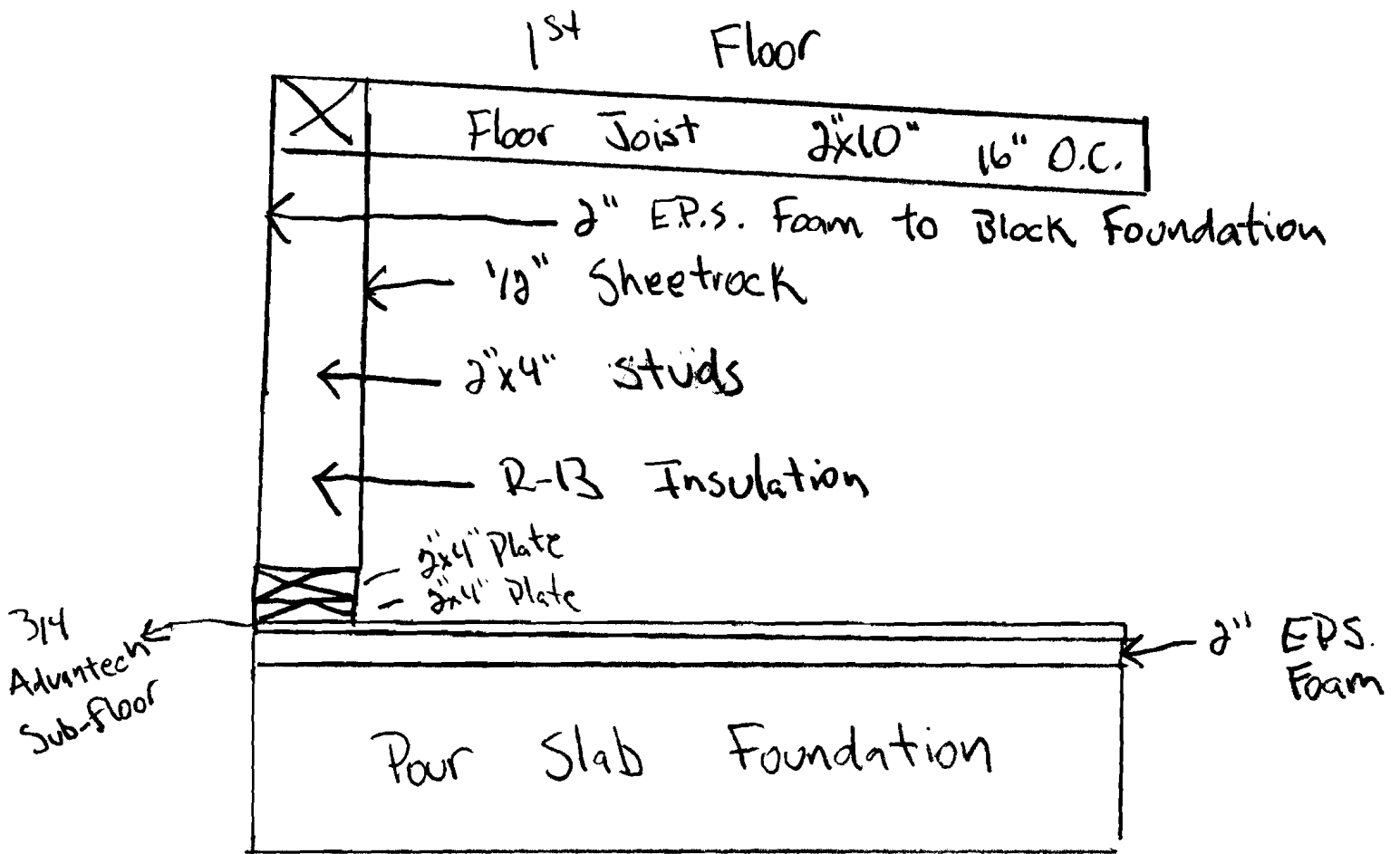
## Tread & Risers Bunker stairs

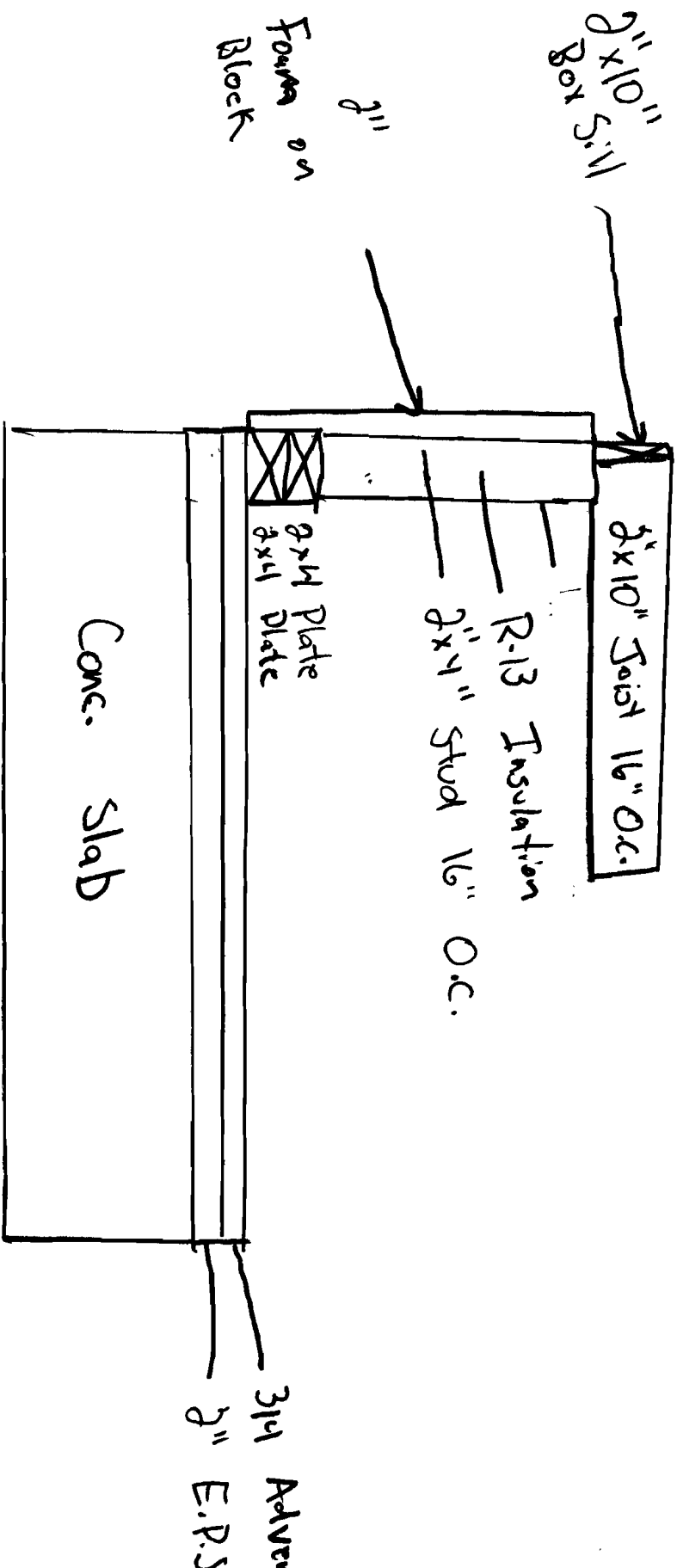
- 1) outside Bunker stairs
- 2) 10" Tread
- 3) 7" Riser
- 4) Railings to Code



# Framing Plans Cross Section

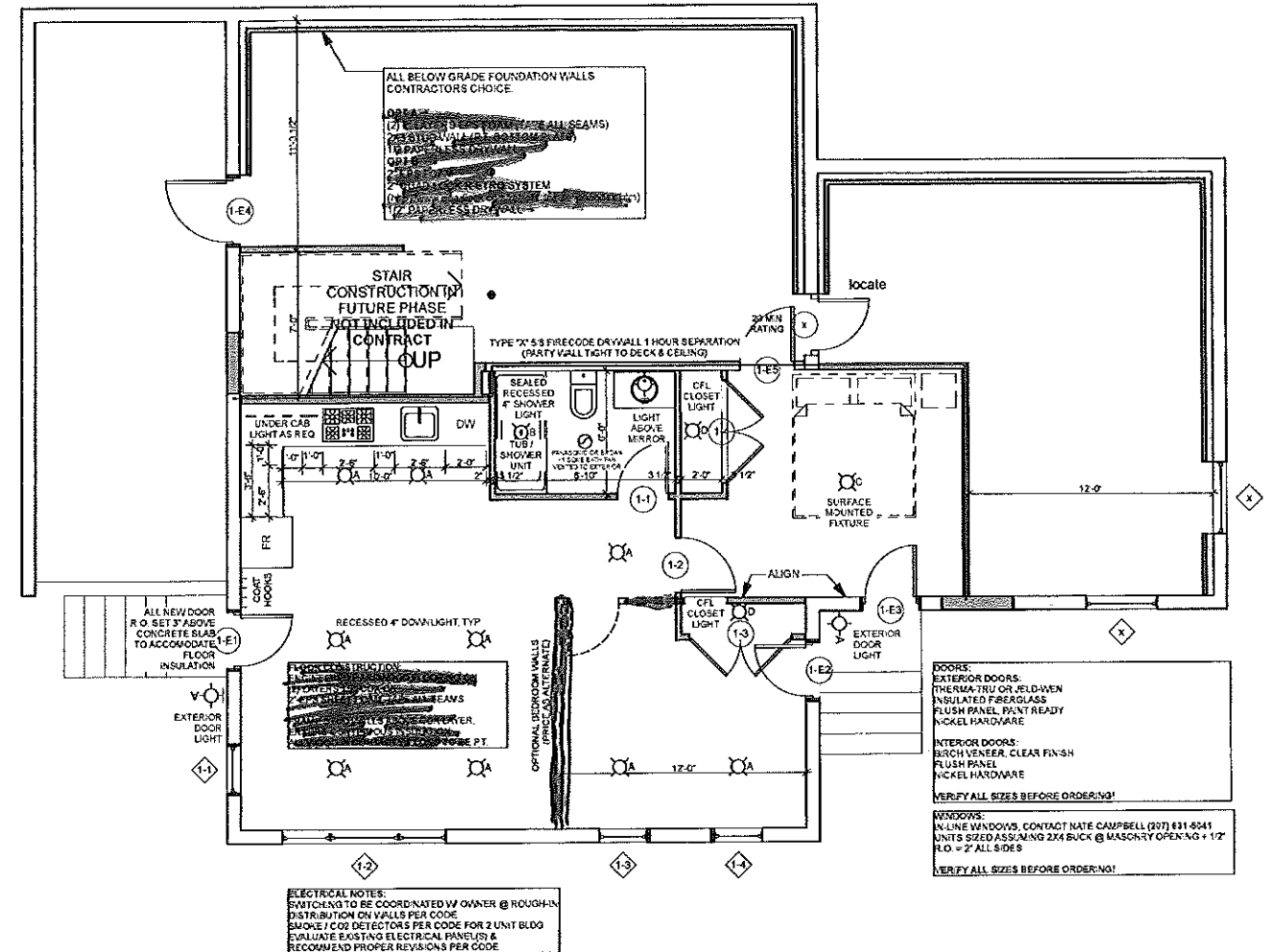
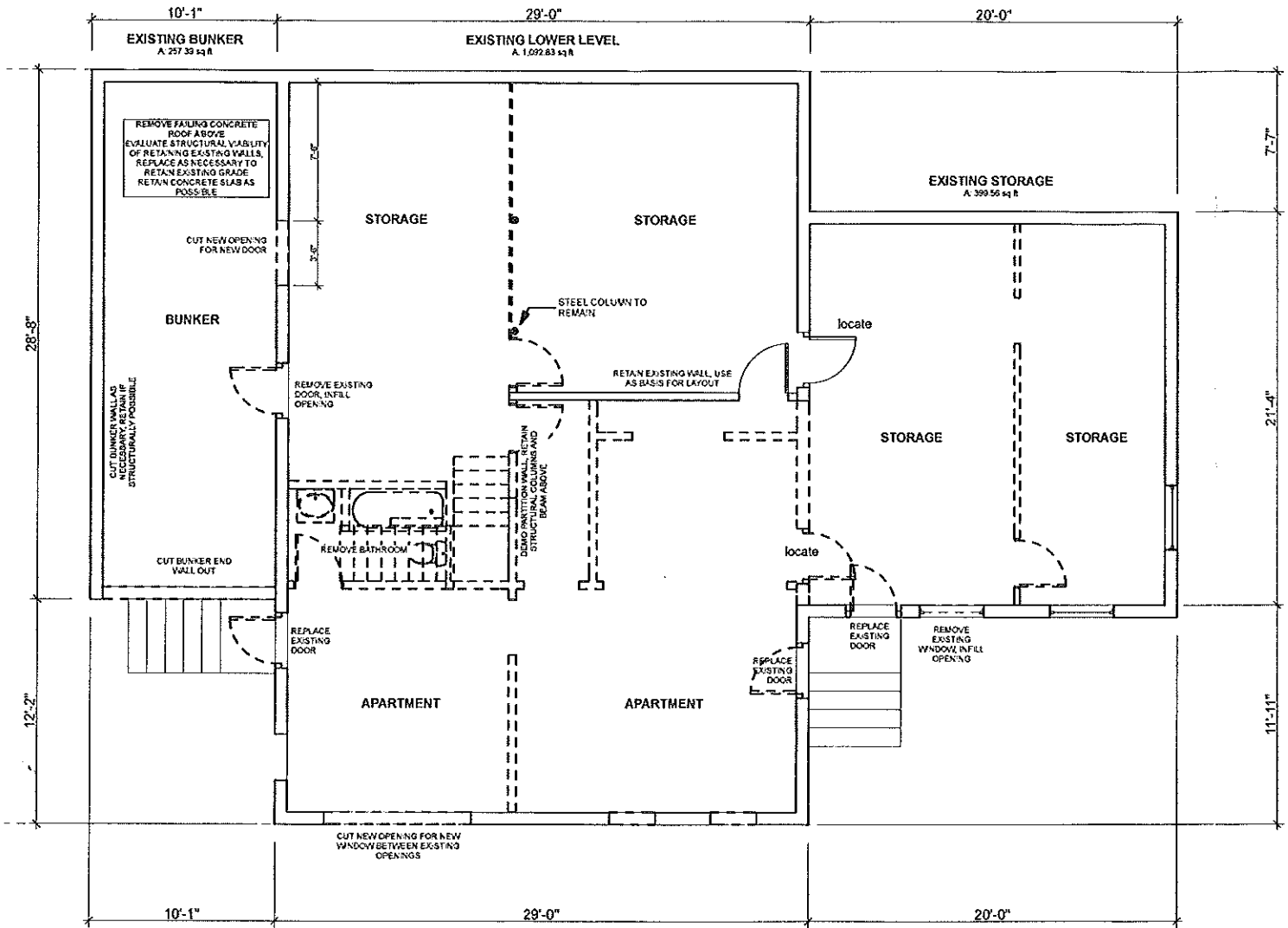
- All walls 2"x4"
- 2"x6" Wet Walls





# Framing Plans / Floor Plans

1) 2"x4" walls  
2) 2" foam to All of Foundation



2 LOWER LEVEL DEMOLITION  
SCALE: 1/4" = 1'-0"

1 LOWER LEVEL  
SCALE: 1/4" = 1'-0"

ID	Elevation	Width	Height	Units HORZ	Units VERT	Quantity	Area	Type	Model #	Manufacturer	Material	Glazing	SHGC	U-Value	Egress	Tempered	Notes
1-1		2'-4"	4'-4"	1	1	1	10.11	CSMT	300	IN-LINE	FIBERGLASS	TRIPLE	HIGH / LOF GLAZING				WARM EDGE SPACER
1-2		5'-0"	4'-4"	1	1	1	34.67	CSMT / FXT / CSMT	300	IN-LINE	FIBERGLASS	TRIPLE	HIGH / LOF GLAZING				WARM EDGE SPACER
1-3		2'-4"	4'-4"	1	1	1	10.11	CSMT	300	IN-LINE	FIBERGLASS	TRIPLE	HIGH / LOF GLAZING				WARM EDGE SPACER
1-4		2'-4"	4'-4"	1	1	1	10.11	CSMT	300	IN-LINE	FIBERGLASS	TRIPLE	HIGH / LOF GLAZING				WARM EDGE SPACER

ID	Double Door	Width	Height	Thickness	Quantity	Model #	Manufacturer	Type	Finish	Glazing	Fire Rating	Notes
1-1		2'-6"	6'-8"	0'-1 3/8"	1				BIRCH VENEER			
1-2		2'-8"	6'-8"	0'-1 3/8"	1				BIRCH VENEER			
1-3		5'-0"	6'-8"	0'-1 3/8"	1				BIRCH VENEER			
1-4		5'-0"	6'-8"	0'-1 3/8"	1				BIRCH VENEER			
1-E1		2'-6"	6'-8"	0'-1 3/4"	1			INSULATED FIBERGLASS	PAINT READY	HALF-LITE		
1-E2		2'-6"	6'-8"	0'-1 3/4"	1			INSULATED FIBERGLASS	PAINT READY	FULL-LITE		
1-E3		2'-6"	6'-8"	0'-1 3/4"	1			INSULATED FIBERGLASS	PAINT READY	FULL-LITE		
1-E4		3'-0"	6'-8"	0'-1 3/4"	1			INSULATED FIBERGLASS	PAINT READY	SOLID / FLUSH		
1-E5		2'-8"	6'-8"	0'-1 3/4"	1				PAINT READY	SOLID / FLUSH	20 MINUTE RATING	

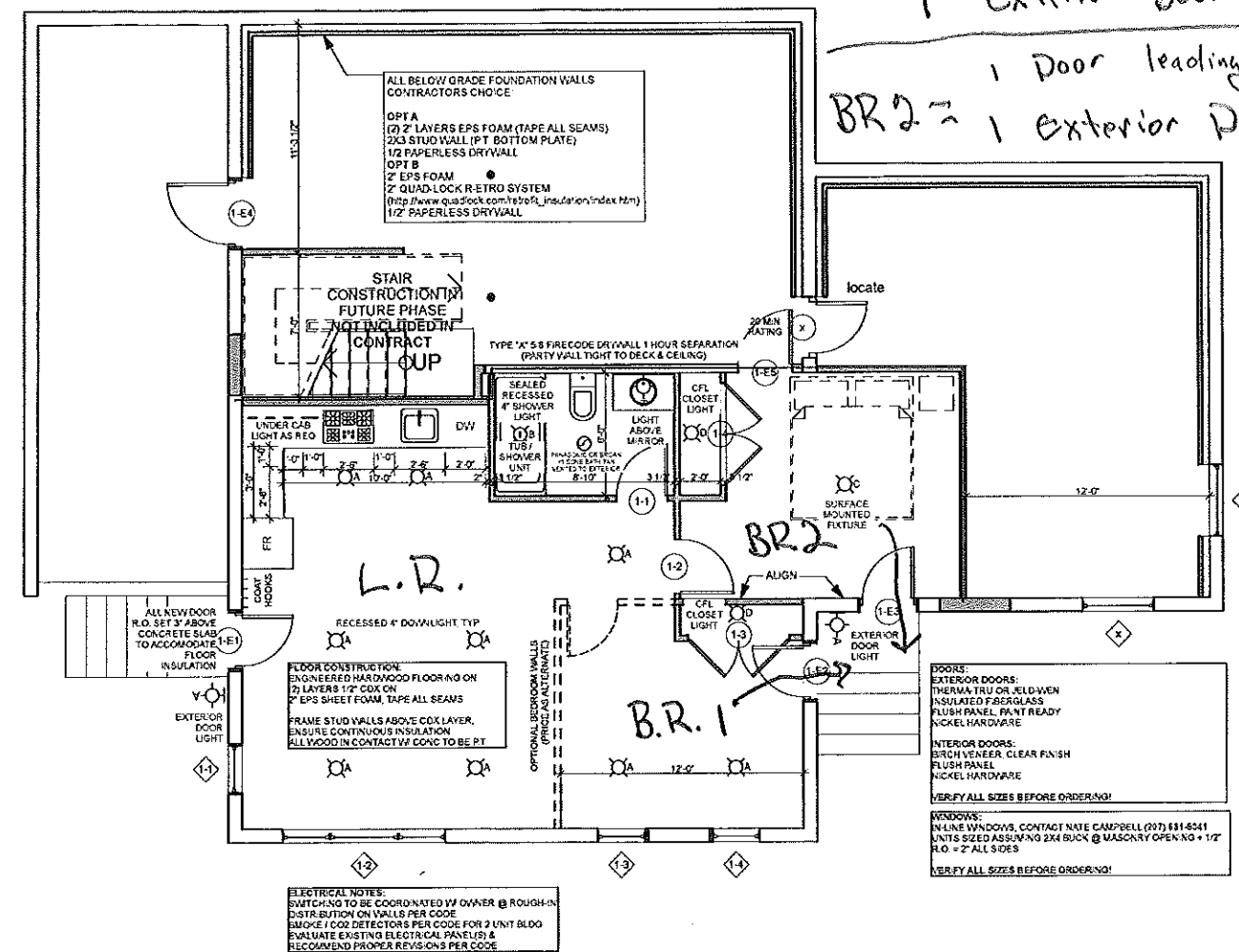
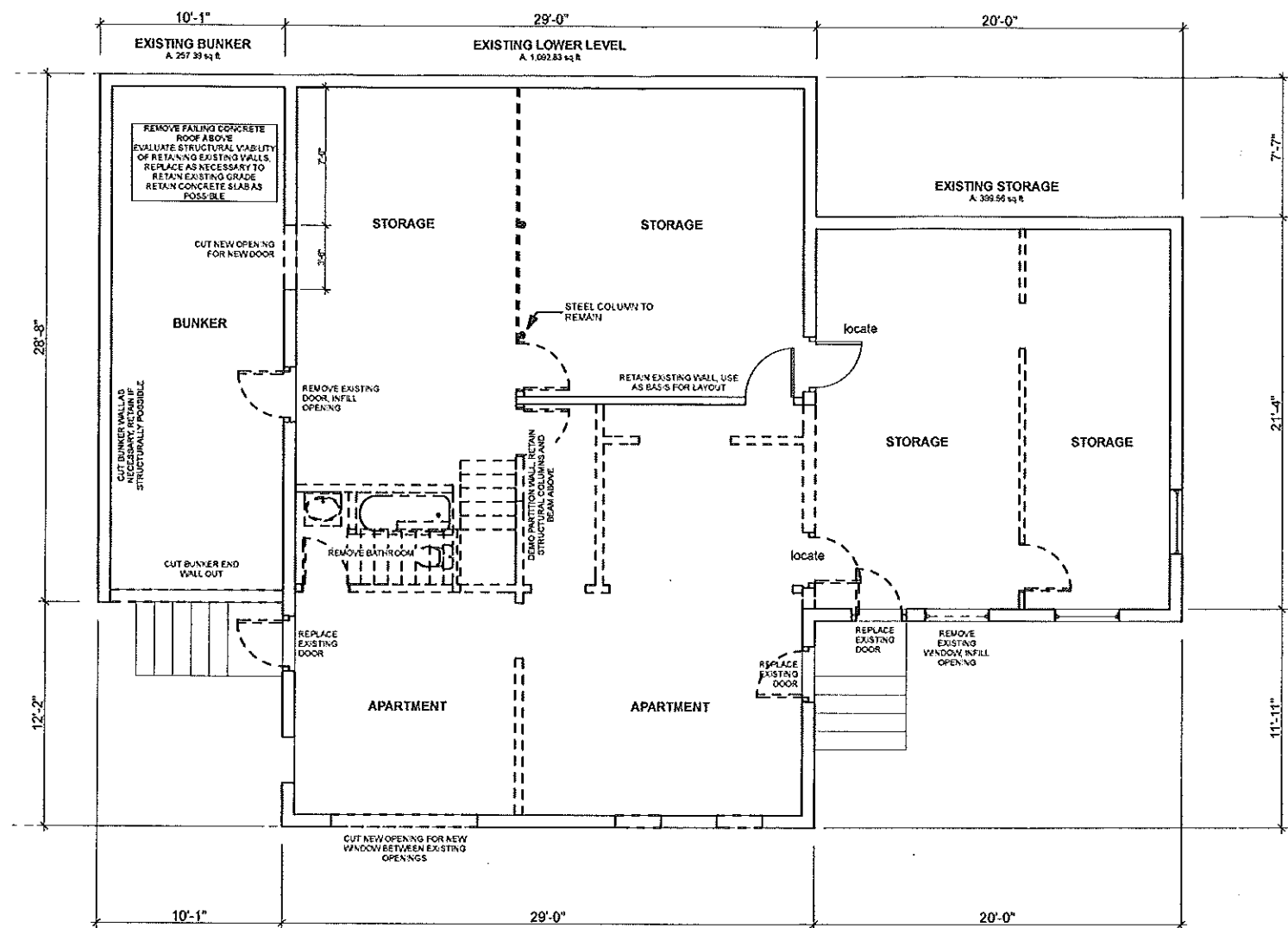
## PRICING: LOWER LEVEL ONLY

Egress Window / Door

L.R. = 1 Ex-Door 36"  
1 Window 8'x4'4"

BR1 = 1 Door leading to h.R.  
1 Exterior Door 36"

BR2 = 1 Door leading to storage  
1 Exterior Door 36"



2 LOWER LEVEL DEMOLITION

SCALE: 1/4" = 1'-0"



1 LOWER LEVEL

SCALE: 1/4" = 1'-0"



ID	Elevation	Width	Height	Units HORZ	Units VERT	Quantity	Area	Type	Model #	Manufacturer	Material	Glazing	SHGC	U-Value	Egress	Tempered	Notes
1-1		2'-4"	4'-4"	1	1	1	10.11	CSMT	300	IN-LINE	FIBERGLASS	TRIPLE	HIGH / LOF GLAZING	--			WARM EDGE SPACER
1-2		5'-0"	4'-4"	1	1	1	34.67	CSMT / FXT / CSMT	300	IN-LINE	FIBERGLASS	TRIPLE	HIGH / LOF GLAZING	--			WARM EDGE SPACER
1-3		2'-4"	4'-4"	1	1	1	10.11	CSMT	300	IN-LINE	FIBERGLASS	TRIPLE	HIGH / LOF GLAZING	--			WARM EDGE SPACER
1-4		2'-4"	4'-4"	1	1	1	10.11	CSMT	300	IN-LINE	FIBERGLASS	TRIPLE	HIGH / LOF GLAZING	--			WARM EDGE SPACER

ID	Double Door	Width	Height	Thickness	Quantity	Model #	Manufacturer	Type	Finish	Glazing	Fire Rating	Notes
1-1	□	2'-6"	6'-8"	0'-1.38"	1				BIRCH VENEER			
1-2	□	2'-6"	6'-8"	0'-1.38"	1				BIRCH VENEER			
1-3	■	5'-0"	6'-8"	0'-1.38"	1				BIRCH VENEER			
1-4	■	5'-0"	6'-8"	0'-1.38"	1				BIRCH VENEER			
1-E1	--	2'-6"	6'-8"	0'-1.34"	1			INSULATED FIBERGLASS	PAINT READY	HALF-LITE		
1-E2	--	2'-6"	6'-8"	0'-1.34"	1			INSULATED FIBERGLASS	PAINT READY	FULL-LITE		
1-E3	--	2'-6"	6'-8"	0'-1.34"	1			INSULATED FIBERGLASS	PAINT READY	FULL-LITE		
1-E4	--	3'-0"	6'-8"	0'-1.34"	1			INSULATED FIBERGLASS	PAINT READY	SOLID / FLUSH		
1-E5	□	2'-6"	6'-8"	0'-1.34"	1				PAINT READY	SOLID / FLUSH	20 MINUTE RATING	

PRICING: LOWER LEVEL ONLY

4- 2"x8" 15'

8 meters